

**TRANSFER  
TAX  
PAID**

**WARRANTY DEED  
Statutory Short Form**

Received Kennebec SS.  
06/29/2009 8:18AM  
# Pages 1 Attest:  
BEVERLY JUSTIN-MATHEWAY  
REGISTER OF DEEDS

67-38

I, Kevin H. Brann of 44 Pleasant Hill Drive, Waterville, County of Kennebec, State of Maine, for consideration paid, grant and convey to Patrick A. Henyan and Jodi L. Bawcum of 65 Western Avenue #2, Waterville, County of Kennebec, State of Maine, as joint tenants, with Warranty Covenants, the real estate located in Waterville, County of Kennebec and State of Maine, described as follows:

A certain lot or parcel of land, together with the buildings and improvements located thereon, situate in Waterville, County of Kennebec and State of Maine, being more particularly bounded and described as follows, to wit:

Lot 23, as depicted on the recorded Subdivision Plan entitled "Ridge Road Development", recorded June 22, 1977 in the Kennebec County Registry of Deeds in Plan File No. D-77074. Reference is also made to the Plan entitled "Ridge Road Development" approved by the Waterville Planning Board on June 13, 1977 and recorded in the Kennebec County Registry of Deeds in Plan File No. D-76115.

The above lot is hereby conveyed subject to all easements and rights-of-way of record including those granted to the Waterville Sewerage District and the Kennebec Water District and including those depicted on the Ridge Road Development Subdivision Plans referred to above.

The above lot is also conveyed subject to all restrictions and covenants of recorded including the following:

1. Declaration of Deed Restrictions for Ridge Road Development dated June 8, 1983 and recorded in the Kennebec County Registry of Deeds in Book 2575, Page 93; and
2. Maine Department of Environmental Protection Findings and Order recorded in the Kennebec County Registry of Deeds in Book 1931, Page 1, Book 1941, Page 28 and Book 1941, Page 108.

Being the same premises conveyed to Kevin H. Brann by warranty deed of Andrew Year dated February 8, 2008 and recorded in the Kennebec County Registry of Deeds in Book 9325, Page 206.

WITNESS my hand and seal this 24 day of June, 2009.

Signed, Sealed and Delivered  
in the presence of:

Mary Gallagher Kevin H. Brann  
Kevin H. Brann

STATE OF MAINE  
COUNTY OF Kennebec

Dated: June 24, 2009

Then personally appeared the above named Kevin H. Brann and acknowledged the foregoing instrument to be his free act and deed.

Before me,

Notary Public  
Print

Name: Mary Gallagher

MY COMMISSION EXPIRES SEPTEMBER 8, 2010



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